

# Local Market Update – December 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## Groton

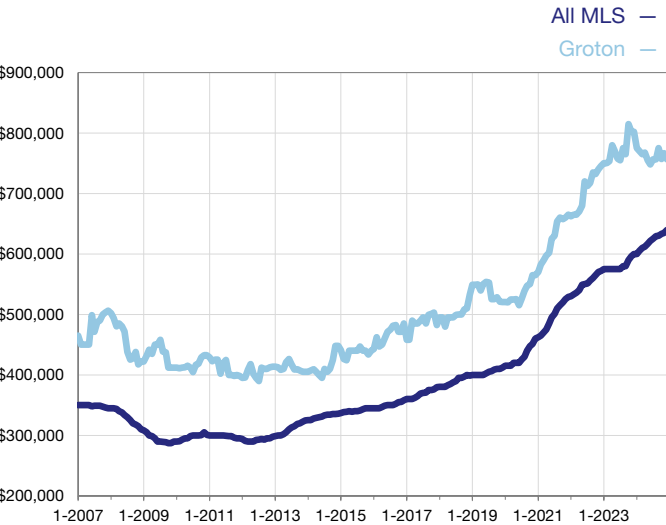
Single-Family Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	4	3	- 25.0%	91	99	+ 8.8%
Closed Sales	4	11	+ 175.0%	97	101	+ 4.1%
Median Sales Price*	\$778,000	\$676,200	- 13.1%	\$802,000	\$756,295	- 5.7%
Inventory of Homes for Sale	9	11	+ 22.2%	--	--	--
Months Supply of Inventory	1.2	1.3	+ 8.3%	--	--	--
Cumulative Days on Market Until Sale	32	51	+ 59.4%	40	34	- 15.0%
Percent of Original List Price Received*	99.6%	102.7%	+ 3.1%	101.1%	101.9%	+ 0.8%
New Listings	1	3	+ 200.0%	95	121	+ 27.4%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	December			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	0	3	--	24	32	+ 33.3%
Closed Sales	1	1	0.0%	25	25	0.0%
Median Sales Price*	\$1,034,961	\$1,079,770	+ 4.3%	\$625,000	\$805,000	+ 28.8%
Inventory of Homes for Sale	11	4	- 63.6%	--	--	--
Months Supply of Inventory	5.0	1.4	- 72.0%	--	--	--
Cumulative Days on Market Until Sale	2	1	- 50.0%	46	97	+ 110.9%
Percent of Original List Price Received*	118.3%	116.8%	- 1.3%	103.8%	103.5%	- 0.3%
New Listings	1	1	0.0%	38	30	- 21.1%

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties  
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties  
Rolling 12-Month Calculation

